

Tarrant Appraisal District Property Information | PDF Account Number: 07820186

LOCATION

Address: 9016 RIVER TRAILS BLVD

City: FORT WORTH Georeference: 23264J-1-8 Subdivision: LAKES OF RIVER TRAILS SOUTH Neighborhood Code: 3T010C

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This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: LAKES OF RIVER TRAILS SOUTH Block 1 Lot 8 Jurisdictions: CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) HURST-EULESS-BEDFORD ISD (916) State Code: A Year Built: 2001 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Latitude: 32.7935241171 Longitude: -97.1835601611 TAD Map: 2096-408 MAPSCO: TAR-067E



Site Number: 07820186 Site Name: LAKES OF RIVER TRAILS SOUTH-1-8 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 1,893 Percent Complete: 100% Land Sqft^{*}: 5,500 Land Acres^{*}: 0.1262 Pool: N

+++ Rounded.

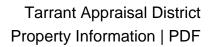
* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

KARAZISSIS KRISTOPHER A KARAZISSIS CAROLINE L

Primary Owner Address: 9100 AUTUMN FALLS DR FORT WORTH, TX 76118 Deed Date: 8/23/2021 Deed Volume: Deed Page: Instrument: D221249565





Previous Owners	Date	Instrument	Deed Volume	Deed Page
TREDEMEYER CHR;TREDEMEYER KIMBERLY	8/26/2008	D208339816	000000	0000000
GOWENS ELETIA	4/7/2006	D206166836	000000	0000000
GOWENS ELIZABETH	10/31/2005	D205329952	000000	0000000
WALLACE JOHN A	1/23/2004	D204028905	000000	0000000
MURRAY BRIAN J;MURRAY REBECA L	12/5/2001	00153190000276	0015319	0000276
CRESCENT BUILDERS INC	7/30/2001	00150520000012	0015052	0000012
RIVERBEND INVESTMENT LTD	1/1/2001	000000000000000	0000000	0000000

VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$256,595	\$70,000	\$326,595	\$326,595
2023	\$299,349	\$55,000	\$354,349	\$354,349
2022	\$245,000	\$55,000	\$300,000	\$300,000
2021	\$214,379	\$55,000	\$269,379	\$269,379
2020	\$193,695	\$55,000	\$248,695	\$248,695

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

EXEMPTIONS / SPECIAL APPRAISAL

There are no exemptions for this property

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.